

44-2-51 7
53-2-36 ✓RE TRANS
TC ✓
PRC ✓
CF ✓
TM ✓
PPC ✓WARRANTY DEED
JOINT TENENCY**Know all Men by these Presents,**

48-243

028183

That RICHARD H. ROY and IRENE ROY, husband and wife, both of

Waterville, County of Kennebec and State of Maine

in consideration of one dollar and other valuable consideration

TRANSFER
TAX
PAIDpaid by JAMES M. EVANS and IRMA S. EVANS, husband and wife, both of
Winslow, County of Kennebec and State of Maine

whose mailing address is 56 Clinton Avenue, Winslow, Maine 04901

the receipt whereof we do hereby acknowledge, do hereby give, grant, bargain, sell and
convey unto the said JAMES M. EVANS and IRMA S. EVANS as Joint Tenants and not as
Tenants in Common, and their

heirs and assigns ~~forever~~ and the survivor of them, and the heirs and
assigns of the survivor of them, forever, to them and their use and behoof forever
the following lot or parcel of land, located in the City of Waterville, County
of Kennebec and State of Maine, with the buildings thereon, more fully bounded
and described as follows, to wit:

Beginning at a point in the northerly line of the estate of A. W.
Pottle, about two hundred twenty seven (227) feet westerly from the west line
of Elm Street; thence westerly about sixty six and three tenths (66.3) feet to
land of F. A. Lovejoy; thence northerly about forty two and eight tenths (42.8)
feet to a point; thence easterly about eight (8) feet to a point ten (10) feet
north of the northwest corner of the house and in line of the west side of the
house; thence easterly thirty seven and seventy five one-hundredths (37.75) feet
to a point one and five tenths (1.5) feet north of the northeast corner of the
piazza, and in line of the east side of the piazza; thence easterly twenty three
and six tenths (23.6) feet to a point in the southerly line of the right of way;
thence southerly about twenty five and three tenths (25.3) feet to the point of
beginning. Being Lot No. 5 on a Plan of Elm Terrace by Green and Wilson, dated
April 3, 1919, said to be recorded in the Kennebec County Registry of Deeds.

Together with a right of way, in common with others to and from said lot
laid out on said Plan, as modified April 16, 1923.

Being the same premises conveyed to the herein Grantors and Amelia Gogan
by Peter R. Roy, Personal Representative of the Estate of Louise Gager, as Joint
Tenants, on July 13, 1984, recorded in the Kennebec County Registry of Deeds in
Book 2708 Page 27, the said Amelia Gogan having died on March 26, 1989 leaving
the two herein Grantors as sole owners of the property.

To have and to hold the aforegranted and bargained premises, with all the privileges and appurtenances thereof, to the said tenants in common JAMES M. EVANS and IRMA S. EVANS, as joint tenants and not as and their heirs and assigns, to them and their use and behoof forever.

And we do covenant with the said Grantee \$, their heirs and assigns, that we are lawfully seized in fee of the premises, that they are free of all encumbrances that we have good right to sell and convey the same to the said Grantees to hold as aforesaid; and that we and our heirs shall and will warrant and defend the same to the said Grantees, their heirs and assigns forever, against the lawful claims and demands of all persons.

In Witness Whereof, we , the said

RICHARD H. ROY and IRENE ROY

~~husband/wife of the said~~

joining in this deed as Grantors, and relinquishing and conveying all rights by descent and all other rights in the above described premises, have hereunto set our hands and seal this 27th day of the month of November, A.D. 1989.

Signed, Sealed and Delivered

in presence of

Mary S. Mathieu
to both

RICHARD H. ROY

IRENE ROY

State of Maine, County of Kennebec

on: November 27, 1989.

Then personally appeared the above named

RICHARD H. ROY and IRENE ROY

and acknowledged the foregoing instrument to be their free act and deed.

Before me,

Mary S. Mathieu

Notary Public
Attorney at Law

Printed Name, Mary S. Mathieu

My Commission Expires 11/18/93

RECEIVED KENNEBEC SS.
1989 DEC -4 AM 9:00

ATTEST: *Laura R. ...*